

054-6541

**FORMER VERMICULITE NORTHWEST  
EXPANSION FACILITY  
1318 NORTH MAPLE STREET  
SPOKANE, WA**

**INTERIM CLEANUP STATUS REPORT**

**Submitted to:**

**DEPARTMENT OF ECOLOGY  
4601 N. MARKET STREET  
SUITE 202  
SPOKANE, WA. 99205-1295**

**Prepared by:**

**SPOKANE COUNTY  
1026 WEST BROADWAY AVENUE  
SPOKANE, WA**

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**USEPA SF**



**1564076**

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## **1. SITE DESCRIPTION AND BACKGROUND**

The Vermiculite Northwest Inc. site is located at 1318 N. Maple Street, Spokane, Washington. The site consists of three parcels of land, currently owned by Spokane County. Generally the site is bordered by Maple Street to the west, Maxwell Avenue to the north, Walnut Street to the east and an alley to the south.

Between 1951 and 1973 Vermiculite NW Inc. and subsequently W.R. Grace conducted vermiculite exfoliation operations on the site. After 1973, the site was occupied by the Wilbert Vault Company, which manufactured concrete products. Spokane County purchased the site in 1999.

The Vermiculite NW Inc. Site at 1318 N. Maple Street processed vermiculite ore that was shipped from the mine in Libby, Montana. The raw ore was shipped by rail and unloaded near the central area of the site. The vermiculite was expanded in a furnace and processed in a warehouse located in the southern area of the site. Both of those structures have previously been abated and properly disposed.

Between April 2000 and October 2002, EPA conducted assessment activities over portions of the site and found that, at some locations, asbestos occurs in concentrations that, under certain conditions, could be dangerous to workers and nearby residents.



## 2. SUMMARY OF CLEANUP ACTIVITIES

In 2002 Spokane County began a series of activities to investigate and mitigate the presence of asbestos at the Vermiculite Northwest site, also commonly referred to as the "Wilbert Vault Site". There are two areas of concern at the site originally based on the findings from the EPA studies. The Southwest area, where the transport and exfoliation activities and associated buildings and storage structures are located, and the Northeast area known as the "Bluff", which is located downwind of the Southwest area. To date, all activities have taken place in the Southwest area.

The first of those activities was centered around the three buildings remaining on the southwest parcel. Those buildings consisted of an office, shop and warehouse. Spokane County hired Environmental Risk Management (ERS) to conduct an asbestos survey on those structures. IRS Environmental of WA, Inc (IRS) was then hired to conduct abatement activities. Robs Demolition Inc was the hired to demolish, remove and properly dispose of the three buildings. ERM conducted air monitoring during these projects. Documentation of the Building survey, asbestos abatement and disposal, demolition and disposal, and the outdoor air monitoring results are included as Appendix A.

In 2005, a historical review revealed that what had recently been used as a computer office building located in the far southwest corner of the site, had previously been used as an office during the time of vermiculite processing activities.

Spokane County hired ERM to conduct an asbestos survey on the computer building. IRS conducted the asbestos abatement, Rob's Demolition removed and disposed of the structure and ERM conducted air monitoring during those activities. Documentation of the asbestos survey, asbestos abatement, building removal and disposal and results of the associated air monitoring are included as Appendix B.

In 2006, Spokane County Hired ATC Associates Inc. to conduct a Soil Characterization Study of the Southwest area of the site. The purpose of the study was to further delineate the presence of asbestos previously reported by the EPA. Results of that study indicate that in portions of the site, asbestos was present in significant concentrations and at depths greater than four feet. It was concluded by both Spokane County and the Washington State Department of Ecology that attempting to excavate, transport and dispose of the asbestos contaminated soil posed a greater risk to the public than encapsulating the material in-place.

In 2007, Spokane County Engineers completed design for the site which included pulverizing the remaining concrete slabs in-place, grading, placement of geotextile fabric, placement of clean fill and paving. The project was awarded to IRS and completed in August of 2007. ERM conducted air monitoring during the construction project. Documentation of the Soil Characterization Study, Project Plans, Project construction and air monitoring results are included as Appendix C.

### **3. FUTURE CLEANUP ACTIVITIES**

Spokane County is planning to conduct cleanup activities on the Northeast portion of the site in November/December of 2008. Those activities will include removal of 12 inches of soil from the bluff and bluff face followed by confirmation sampling. A project work plan has been prepared by IRS and submitted to the Department of Ecology.

Upon completion of cleanup activities, Spokane County will submit a final report to the Department of Ecology.



## **APPENDIX A**

Office/Shop/Warehouse  
1316 N. Maple Street  
1320 N. Maple Street  
1322 N. Maple Street

### **CONTENTS:**

ERM Asbestos Survey

IRS Asbestos Abatement

Rob's Building Demolition & Disposal

ERM Outdoor Air Monitoring Report

## **APPENDIX B**

Computer Office  
1318 N. Maple Street

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# **APPENDIX C**

## **Capping Project**

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